

City of Wichita, Kansas

Americans with Disabilities Act Transition Plan

Sycamore Park

3637 West 15th Street

August 2005



Prepared by

DMCG

Disability Management Consulting Group L.L.C.

2801 Jonquil Place
Columbia, MO 65202

In conjunction with

The Great Plains ADA & IT Center and the City of Wichita Disability Advisory Board

Legend: Blue font identifies hyperlinked documents – Red font indicates recommended changes to structures or policies

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City of Wichita – ADA/504 Transition Plan – Sycamore Park - August 2005

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Locations		Structural Inconsistencies	Recommended Corrections/Modifications to Ensure Program Access	Criteria – L=low, M=medium, H=high			Supplemental Technical Information			Finalized Actions		
Location	Identified Issue	ADAAG Specifications	Recommended Correction	Priority (overall)	Public Access	Frequency - PWD	Photo #	Conceptual Costs	Support Information	Finalized Correction	Date to be Corrected	Date Completed (Include initial)
4. Pedestrian Paths	An accessible path of travel does not exist leading to the picnic table, tennis court, or baseball field, bleacher seating area due to dirt/grass surfaces.	4.3.2 4.1.2	According to ADAAG, At least one accessible route complying with 4.3 shall be provided within the boundary of the site from public transportation stops, accessible parking spaces, passenger loading zones if provided, and public streets or sidewalks, to an accessible building entrance. At least one accessible route complying with 4.3 shall connect accessible buildings, accessible facilities, accessible elements, and accessible spaces that are on the same site. Due to dirt/grass surfaces from the existing sidewalk, an accessible path of travel does not exist leading to the previous mentioned features. An accessible route must be stable, firm and slip-resistant (rubber, concrete or asphalt). Ensure that an accessible path of travel exists leading to at least one picnic table (move the table so it connects to the existing sidewalk); the tennis court and the baseball court.	H	H	M	6 7 8 9	\$2,000	ADAAG For additional qualitative guidance we utilized “ Guide to the ADAAG & Final Rule (GADAAGFR) ” and “ Stabilized Engineered Wood Fiber for Accessible Playground Surfaces, Final Report (SEWFAPS) : Phase III, December 2004. <i>(not enforceable)</i>			
5. Pedestrian Paths	An accessible path of travel does not exist leading to the baseball field dugouts.	4.5.1 4.1.2(2)(b)(RF)	An accessible route complying with 4.3 is required to directly connect both sides of the court in court sports. Accessible wheelchair seating is required to exist at team player seating areas, such as dugouts, and an accessible route is required to connect all accessible features. Provide an asphalt concrete, or rubber surface path of travel to the baseball dugouts, which complies with ADAAG specifications. Ensure that the dugout seating areas provide appropriate accessible surfaces for wheelchair seating.	L	M	M	9	\$1,000	See The Recreational Facilities – Final Rule, Section 4.1.2(2)(b) <i>(not enforceable)</i>			

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6. Play Equipment	A stable, firm and slip resistant surface does not exist leading to the individual play components and play structure exit points; and does not exist in the use zone around any of the play facilities.	15.6.4 1 (GAD AAG FR)	Since ADAAG does not specifically provide guidance on how to make play areas accessible, we are required to examine existing federal information, which is currently not part of the ADA and, therefore, not enforceable guidance. Two such documents exist; the Play Areas, Final Rule , October, 18 th , 2000 (Play Areas Final Rule); and the New ADAAG , November 24 th , 2004, Chapter 2, 240 Play Areas and Chapter 10, 1008 Play areas (New ADAAG). In essence, both of the Play Areas Final Rule and New ADAAG are identical and both were created by the U.S. Access Board. The individual and composite play components within this play area are accessible according to the Play Areas – Final Rule. However, Accessible routes do not lead to required accessible play equipment, due to surface cross slopes greater than 1:50, running slopes greater than 1:12, and abrupt changes in level greater than ½-inch. In other words, the existing sand surface is not considered an accessible surface. The composite play structure does have a rubber accessible surface which leads to it, but no such surface leads from it’s exit points, nor to other ground level play components. To ensure an accessible route surface, not requiring regular maintenance, which is also impact attenuating, we recommend that one accessible path of travel, be installed which consists of either rubber tiles or poured rubber, leading to each single play component and exit points of the composite play structure. We also recommend that a rubber surface be provide in the use zones of each single play component and the composite play structure. However, such rubber surface is not technically required by the available accessibility guidance. (Note: A well maintained wood fiber surface, as defined in (SEWFAPS) , is also considered accessible under the conditions that such surface is maintained regularly.	L	M	M	2 3 4	\$3,000	For additional qualitative guidance we utilized “ Guide to the ADAAG & Final Rule (GADAAGFR) ” and “ Stabilized Engineered Wood Fiber for Accessible Playground Surfaces, Final Report (SEWFAPS) ”; Phase III, December 2004. <i>(not enforceable)</i>			

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7. Drinking Fountain	The faucet control, on the drinking fountain, is not within specified reach range.	4.15 4.1.3(10)	The number of all facilities and elements, which are required to be accessible, are delineated in ADAAG section 4.1 . However, 4.1 only addresses drinking fountains in reference to floors of a building or facility. The program access provisions of Title II require all programs and services to be accessible and usable. Drinking fountains are a service provided by the City and must be made accessible. The number of drinking fountains that are required to be accessible in a park or play area setting is debatable, but we consider that at least one at this particular park should be fully accessible to individuals who use wheelchairs. Modify the existing drinking fountain to comply with ADAAG specifications for individuals who use wheelchairs, including spout height. Additionally, we recommend providing a hi-lo fountain where the existing fountain is located.	L	M	M	5	\$300	Building Block 7 – Drinking Fountains Sample hi-lo fountain in park setting			

Sycamore Park - Conceptual Cost Projections

Total	\$8,450
Year One (Very High)	\$1,800
Year Three (Low)	\$1,800
Year Five (Medium)	\$0
Year Ten (High)	\$4,650